

**PROPERTY OWNERS' ASSOCIATION
MANAGEMENT CERTIFICATE**
for
SONOMA MESA COMMUNITY ASSOCIATION, INC.

STATE OF TEXAS §
 §
COUNTY OF BEXAR §

The undersigned, being the Managing Agent of Sonoma Mesa Community Association, Inc., a nonprofit corporation ("Association") organized and existing under the laws of the State of Texas, submits the following information pursuant to and in accordance with Section 209.004 of the Texas Property Code, which supersedes any Management Certificates previously filed by the Association:

1. Name of Subdivision: The name of the subdivision is Sonoma Mesa.
2. Name of Association: The name of the Association is Sonoma Mesa Community Association, Inc.
3. Recording Data for the Subdivision:
 - a. Sonoma Verde Unit 6 Enclave, a subdivision in Bexar County, Texas according to the map or plat thereof recorded in as Plat No. 0170142, Instrument No. 20080148421, Volume 9593, Pages 67-72 of the Plat Records of Bexar County Texas.
 - b. Sonoma Verde Unit 6 Enclave, a subdivision in Bexar County, Texas according to the map or replat thereof recorded as Plat No. 110021, Instrument No. 20110099658, Volume 9621, Page1 of the Plat Records of Bexar County Texas, and all amendments to or replats of said maps or plats, if any.
4. Recording Data for the Declaration*:
 - a. Documents:
 - (1) Declaration of Covenants, Conditions, and Restrictions for Sonoma Mesa Unit Six, dated August 14, 2011.
 - b. Recording Information:
 - (1) Bexar County Clerk's Instrument No. 20110139779, Volume 15081, Page 1091.

5. Name and mailing address of the Association: The name and mailing address of the Association is Sonoma Mesa Community Association, Inc, c/o RealManage, P.O. Box 803555, Dallas, Texas 75380-3555.
6. The Contact Information for the Association's Managing Agent: The name and contact information for the Managing Agent of the Association is c/o RealManage Closing Portal Address: P.O. Box 803555, Dallas, Texas 75380-3555 Phone Number: 866.473.2573 Email Address: sonmesa@ciramail.com.
7. The Association's Dedicatory Instruments are Available to Members Online at: www.ciranet.com/residentportal
8. The Amount and Description of the Fees and Other Charges by the Association in Connection with a Property Transfer:

Description	Fee
Resale Certificate	\$375.00
Resale Certificate Update	\$75.00
Transfer Fee	\$325.00
Refinance Fee	\$250.00
Capitalization Fee (See Article V, Section 4 of the Declaration)	\$500.00

Resale certificates are requested via the RealManage Closing Portal at www.realmanage.com/closingportal.

ACKNOWLEDGEMENT

The foregoing is a true and correct copy of the Management Certificate for the association identified above.

SONOMA MESA COMMUNITY ASSOCIATION, INC.
a Texas nonprofit corporation

By: RealManage, its Managing Agent

By: 
Name: Candy Rhodes, Owner

*This Management Certificate does not purport to identify every publicly recorded document affecting the Subdivision, or to report every piece of information pertinent to the Subdivision. This Management Certificate should not be relied upon for any purpose other than to provide instruction for identifying and contacting the Association.

STATE OF TEXAS

COUNTY OF Bexar

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BEFORE ME, the undersigned notary public, on this 25 day of January, 2023, personally appeared Carlynn Truckel, Managing Agent for the Sonoma Mesa Community Association, Inc., a Texas nonprofit corporation, known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that he executed the same for the purpose and in the capacity therein expressed.

Mary Melissa Rogers
Notary Public in and for the State of Texas

File Information

**eFILED IN THE OFFICIAL PUBLIC eRECORDS OF BEXAR COUNTY
LUCY ADAME-CLARK, BEXAR COUNTY CLERK**

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Any provision herein which restricts the sale or use of the described real property because of race is invalid and unenforceable under Federal law

STATE OF TEXAS, COUNTY OF BEXAR

I hereby Certify that this instrument was eFILED in File Number Sequence on this date and at the time stamped hereon by me and was duly eRECORDED in the Official Public Record of Bexar County, Texas on: 1/26/2023 9:03 AM



Lucy Adame-Clark
Lucy Adame-Clark
Bexar County Clerk